

BK 0406 PG 0428

STATE MS.-DESOTO CO.  
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Dec 12 1 51 PM '01

RICHARD BOWEN FLOWERS, SR.  
GRANTOR

TO

JANET GREGORY FLOWERS  
GRANTEE

BK. 406 PG. 428  
W.E. BOWEN, JR. (S.K.)

WARRANTY DEED

### WARRANTY DEED

IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, I, RICHARD BOWEN FLOWERS, SR. (the "Grantor") hereby convey and warrant unto JANET GREGORY FLOWERS (the "Grantee"), my wife, an undivided one-eightieth (1/80) interest in and to the property described as follows:

#### TRACT I.

All of Section Thirty-Three (33) and Section Thirty-Four(34) of Township One (1), Range Nine (9) that lies East of <sup>RB</sup>~~the West~~ railroad line of the Yazoo and Mississippi Valley Railroad Company.

#### TRACT II.

The North Half (N 1/2) of the Northwest Quarter (NW 1/4) and the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) and that part South and West of the ditch in the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) all in Section Six (6), Township Two (2), Range Nine (9).

**TRACT III.**

168.99 acres in the North and West portions of Section Four (4), Township Two (2), Range Nine (9) West, described by metes and bounds as follows: beginning at a stake in the Northwest corner of said section, thence North 85 degrees East 51.874 chains to a point in the West line of the right of way of U.S. Highway 61, thence Southwestwardly with the West line of said highway number 61, 85.16 chains to a point in the West line of said Section Four (4), thence North 6 degrees West with the West line of said Section Four (4), 68.43 chains to the point of beginning and containing 177.43 acres, less 8.44 acres, which is in the Y. & M.V. Railroad right of way leaving a net acreage of 168.99 acres; and

That part of Section Thirty-Three (33), Township One (1) South, Range Nine (9) West that is bordered on the South by the South line of said Section Thirty-Three (33) on the West by the West line of said Section Thirty-Three (33) on the East by the West right of way line of the railroad track and on the North by an extension of what is known as Sullivan Road if Sullivan Road was projected from the East until its intersection with the West line of Section Thirty-Three (33) all being in Section Thirty-Three (33), Township One (1) South, Range Nine (9) West.

No title search was performed on the subject property and certification as to ownership is not made.

This deed is less and except all property previously conveyed by Grantor or not owned by Grantor.

WITNESS the signature of the Grantor on this the 12th day of December, 2001.

Richard B. Flowers  
Richard Bowen Flowers, Sr.

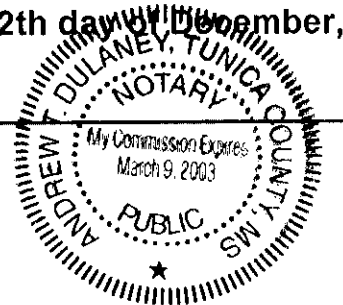
STATE OF MISSISSIPPI  
COUNTY OF TUNICA

PERSONALLY appeared before me, the undersigned authority in and for said County and State, Richard Bowen Flowers, Sr., who acknowledged that he signed and delivered the foregoing deed on the day and year therein mentioned.

GIVEN under my hand and official seal, this the 12th day of December, 2001.

Andrew J. Dulaney  
Notary Public

My Commission Expires: March 9, 2003



Address of Grantor:

Richard Bowen Flowers, Sr.  
P.O. Box 38  
Tunica, MS 38676  
Telephone: (662) 363-2801  
N/A

Address of Grantee:

Janet Gregory Flowers  
P.O. Box 38  
Tunica, MS 38676  
Telephone: (662) 363-2801  
N/A

PREPARED BY:  
Dulaney Law Firm, L.L.P.  
P. O. Box 188  
Tunica, MS 38676  
Telephone No.: (662) 363-2922

**Indexing Instructions:**

- Tract I:** All Quarter/Quarter Sections of Section 34, and NE 1/4 of NE 1/4 of Section 33
- Tract II:** NW 1/4 of the NW 1/4; NE 1/4 of NW 1/4, SE 1/4 of NW 1/4 and SW 1/4 of SE 1/4 in Section 6, Township 2, Range 9
- Tract III:** NW 1/4 of the SW 1/4; NE 1/4 of SW 1/4; SE 1/4 of SW 1/4; SW 1/4 of SW 1/4; NW 1/4 of SE 1/4 and SW 1/4 of SE 1/4 of Section 33, Township 1, Range 9; and NW 1/4 of NW 1/4; NE 1/4 of NW 1/4; SE 1/4 of NW 1/4; SW 1/4 of NW 1/4 and NW 1/4 of NE 1/4 of Section 4, Township 2, Range 9